



**\$1,995,000**

**6950 W SWEETWATER DR, TUCSON, AZ  
85745, USA**

<https://rehomes.us>

- 5 beds
- 5.00 baths
- Single Family Residence
- Residential
- Active

Wind your way into the Tucson Mountains through lush desert vegetation studded with hundreds of saguaros into absolute peace and privacy! The scenic and privately gated property is nestled on 10.46 acres backing up to and bordering Saguaro National Park West. Highlights of the 4,985 sq. ft. all masonry stucco Spanish hacienda include 5 bedrooms, [...]



**Russell Long**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 5.00 baths

**Year built:** 1992

**Days On Market:** 161

**County:** Pima

**Lot Acres:** 10.46 acres

**Lot Dimensions:** Irregular

**View:** City,Mountains,Sunrise,Sunset

**Type:** Single Family Residence

**Bedrooms:** 5 beds

**Lot size:** 455638.00 sq ft

**MLS #:** 22301272

**Bathrooms Full:** 4

**List Number Main:** 22301272

**Municipality/Zoning:** Pima County - SR

**Township:** 13

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## Description

**Legal Description:** Ptn W765.88' S663.24' N1240.2' Nw4 Sw4 1.46 Ac Sec 27-13-12

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## Rooms

**Sauna Level:** Marana

**Kitchen Features:**

**Appliance Color:** Stainless

**Extra Room:** Den

**Kitchen Features: Pantry:** Walk-In

**Dining Areas:** Breakfast Bar,Formal Dining Room

**Kitchen Features:** Compactor,Dishwasher,Gas Oven,Gas Range,Lazy Susan,Microwave,Wet Bar,Wine Cooler

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## Building Details



**Lot Features:** Adjacent to Wash,Borders  
Common Area,Dividable Lot,North/South  
Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 4985.00 sq ft

**Stories:** One

**Fence:** Masonry,Stone,Wrought Iron

**Garage/Carport Feat:** Detached,Electric  
Door Opener

**Floor covering:** Carpet, Concrete

**Construction:** Masonry Stucco

**# of Garage Spaces:** 3.00

**Style:** Southwestern,Spanish  
Mission,Territorial

**Construction Status:** Existing

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## Miscellaneous

**Compensation Disclaimer:** The listing  
broker's offer of compensation is made only to  
participants of the MLS where the listing is  
filed.

**Subdivision Name:** Unsubdivided

**Landscape - Front: Other:** Low Care

**Horse Property:** Yes - By Zoning

**Electric: Electric Company:** TEP

**Driveway: Paved:** Pavers

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Fire Protection:** Included in Taxes

**Range:** 12.00

**Road Type:** Dirt

**Technology:** Built-Up - Reflect, Alarm  
System,High Speed Internet,Satellite  
Dish,Telephone

**Special Listing Conditions:** None

**Co-op Fee:** \$3

**Direction:** W

**Horse Facilities:** No

**Landscape - Rear: Other:** Low Care

**Subdivision Restrict: Deed Restrictions:**  
Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 27

**Attribution Contact:** longs@longrealty.com

**Tax Code:** 214-50-0180

**Property Disclosures:** Insurance Claims  
History Report,Seller Prop Disclosure

**Road Maintenance:** Owner Maintenance

**Terms:** Cash,Conventional

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## Listing Office



**ListingOfficeName:** Long Realty Company

**Listing Office Phone:** (520)  
918-2400

**Listing Office Address:** 1880 E River Road, Suite 120,  
Tucson, AZ 85718

**Listing Member Phone:** (520)  
529-1116

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Central Vacuum,Dual Pane Windows,Foyer,High Ceilings 9+,Skylights,Split Bedroom Plan,Walk In Closet(s),Water Softener

**Sewer:** Septic

**Primary Bathroom Features:** Bidet,Double Vanity,Exhaust Fan,Separate Shower(s),Soaking Tub

**Main Cooling: Other:** 3 Zones

**Laundry:** Dryer,Laundry Room,Sink,Washer

**Main Cooling:** Zoned

**Patio/Deck:** Covered

**Spa:** Conventional, Conventional

**Water Heater:** Propane

**Gas:** Propane

**Exterior Features:** BBQ-Built-In,Outdoor Kitchen

**Neighborhood Feature:** Horses Allowed,None

**Fireplace Location: Other:** Den,Dining Room,Great Room,Patio,Primary Bedroom

**Pool: Conventional:** Yes

**Fireplace:** Wood Burning

**Main Heating:** Zoned

**Security:** Alarm Installed

**Water:** Pvt Well (Not Registered)

**Window Covering:** Stay

**Guest Facilities:** Quarters

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## Nearby Schools

**High School:** Marana

**Middle School:** Marana

**Elementary School:** Coyote Trail

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## Fees and Taxes

**Tax Year:** 2022

